



# PADRE ISLES PROPERTY OWNER’S ASSOCIATION, INC.

## REGULAR MONTHLY BOARD OF DIRECTORS MEETING 22<sup>nd</sup> February, 2022 MEETING MINUTES

### 1. CALL TO ORDER

- a) President Marvin Jones called the meeting to order at 5:37 PM.
- b) Board members present: Marvin Jones, Drew Diggins, Dan Brown, Ray Singleton, and Tommy Kurtz. Vicki McGinley (by Zoom). Absent: Sandy Graves.

### 2. CONFLICT OF INTEREST

- a) None.

### 3. GUEST SPEAKER

Jeff Smith from Goland, Morales, and Smith, PLLC re: PIPOA financials and internal controls.

### 4. PRESENTATION/S WITH POSSIBLE BOARD ACTIONS.

- a) David Heizman, ACC Chair, was unable to attend so no report for this month.
- b) Last ACC meeting was held 9<sup>th</sup> February, 2022.
- c) Polly Balzer – ISAC Liasson to the PIPOA Board re: Short Term Rentals and the RS6 neighborhoods on the island.

<b>MOTION:</b>	Dan: I make a motion to request the City to appoint Marvin Jones to the City of Corpus Christi’s Short Term Rental Committee.	
<b>SECOND:</b>	Tommy	
<b>VOTE:</b>	AYE = 5. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

### 5. MEMBERS COMMENTS:

- a) Tom Cable – Changing ACC Guidelines.

### 6. PRESIDENT’S REPORT. Marvin Jones.

- a. Board Election. Ballot final draft will be reviewed and mailed out soon.

### 7. EXECUTIVE DIRECTOR REPORT: Gary Klepperich. The Board will receive a report from the Executive Director on topics of importance since the previous meeting.

- a. Next Board Meeting is 26<sup>th</sup> March after the Annual Meeting.
- b. Bulkhead Repairs – closed out 10 repairs. 63 open work orders.
- c. Landscaping bids sent out for 3 different areas.



# PADRE ISLES PROPERTY OWNER'S ASSOCIATION, INC.

<b>MOTION:</b>	Dan: I make a motion for Drew to act as temporary board secretary at the 22 <sup>nd</sup> February 2022 board meeting.	
<b>SECOND:</b>	Tommy	
<b>VOTE:</b>	AYE = 5. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

**8. CONSENT AGENDA:** Vicki McGinley, Secretary. (Routine items)

- b. The meeting minutes for Regular Board Meeting Minutes for January 2022 were accepted with some revisions.
- c. Email Votes. None.

**9. TREASURER'S REPORT - FINANCIAL REPORTS:** Ray Singleton. (The Board will review, discuss, and then accept/reject all financial reports.)

- d. Financials for 31<sup>st</sup> January approved 7/0.

<b>MOTION:</b>	Dan: I make a motion to accept the financials for January 2022.	
<b>SECOND:</b>	Tommy	
<b>VOTE:</b>	AYE = 5. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

**10. OLD BUSINESS:** (Motions as required)

- e. None. Already covered.

**11. NEW BUSINESS:**

- f. Caravel Boat Ramp resurfacing bid are in.

<b>MOTION:</b>	Tommy: I motion to accept the Parker Constructions bid of \$73,749.00	
<b>SECOND:</b>	Ray	
<b>VOTE:</b>	AYE = 5. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

**12. EXECUTIVE SESSION:** Recess to discuss Legal and Personnel Matters.

**13. RECONVENE:**

<b>MOTION:</b>	Drew: I motion to have the PIPOA Attorney pursue negotiations with Axis	
<b>SECOND:</b>	Tommy	



## PADRE ISLES PROPERTY OWNER'S ASSOCIATION, INC.

<b>VOTE:</b>	AYE = 5. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

<b>MOTION:</b>	Dan: I'd like to make a motion to adjourn the meeting.	
<b>SECOND:</b>	Tommy	
<b>VOTE:</b>	AYE = 7. Marvin, Ray, Drew, Tommy, Dan	NAY = 0
<b>MOTION CARRIED</b>		

**14. NOTE: To review the video-taped meeting please go to either Facebook > Padre Isles Property Associate > [Videos Tab], or the Website: [Padreislespoa.net](http://Padreislespoa.net) > meeting-minutes-agendas-budgeting-and-balance-sheets. Meetings are organized by date.**